

Article 7: Plumbing and Mechanical Regulations

Division 3: Additional Plumbing Regulations for Water and Energy Conservation

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§147.0301 Purpose of Low Water-use Plumbing Fixture Regulations

The purpose of this division is to reduce the use of potable water in the City by establishing maximum rates of flow for plumbing fixtures installed in new construction.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§147.0302 When the Low-water Use Plumbing Fixture Regulations Apply

- (a) The provisions of this division apply to the installation of low-water use plumbing fixtures in all new construction.
- (b) The provisions of this division apply to all persons, customers, and property served by The City of San Diego Water Utilities Department.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§147.0303 Definitions Used in this Division

The following definitions are applicable to this division:

“Existing Plumbing Fixtures” means any toilet using more than 1.6 gallons of water per flush, urinals using more than 1.0 gallons of water per flush, showerheads with a maximum flow capacity of more than 2.5 gallons of water per minute, and faucets that emit more than 2.5 gallons of water per minute.

“Low Water-Use Plumbing Fixtures” means any toilet using a maximum of 1.6 gallons of water per flush, urinals that use a maximum of 1.0 gallons of water per flush, showerheads with a maximum flow capacity of 2.5 gallons of water per minute, and faucets that emit a maximum of 2.5 gallons of water per minute.

“New Construction” means any construction of a previously nonexistent structure requiring a development or construction permit issued after the effective date of the ordinance adopting this section.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§147.0304 Mandated Water and Energy Conservation Measures

- (a) Lavatory faucets in restrooms in new commercial and industrial buildings shall be the self-closing type.
- (b) Exposed metal hot water piping installed in unconditioned spaces within buildings shall be insulated to not less than R3.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

§147.0305 General Regulations for Low-water Use Plumbing Fixtures

- (a) New non-residential building flow rates for water closets shall not exceed 1.6 gallons of water per flush, urinals and associated flushometer valves if any shall not exceed 1.0 gallons of water per flush, and shower heads shall not exceed a water supply rate of 2.5 gallons per minute measured at 80 psi.
- (b) The use of existing plumbing fixtures with a maximum flush not to exceed 3.5 gallons of water or urinals with a maximum flush exceeding 1.0 gallon of water, may be allowed, when in the opinion of the Building Official, the configuration of the building drainage system requires a greater quantity of water to adequately flush the system.
- (c) Should an existing plumbing fixture be voluntarily replaced with an ultra low-flush water use plumbing fixture, the permit requirements mandated in Section 129.0402 will not apply.

(Added 12-9-1997 by O-18451 N.S.; effective 1-1-2000.)

(Amended 7-31-2012 by O-20187 N.S.; effective 8-30-2012.)